

1 AARON E. DE LEEST (State Bar No. 216832)  
*adeleest@DanningGill.com*  
2 SHANTAL MALMED (State Bar No. 351496)  
*smalmed@DanningGill.com*  
3 DANNING, GILL, ISRAEL & KRASNOFF, LLP  
1901 Avenue of the Stars, Suite 450  
4 Los Angeles, California 90067-6006  
Telephone: (310) 277-0077  
5 Facsimile: (310) 277-5735  
6 Attorneys for Plaintiff Jeffrey I. Golden,  
Chapter 7 Trustee  
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FILED & ENTERED

MAR 29 2024

CLERK U.S. BANKRUPTCY COURT  
Central District of California  
BY bolte DEPUTY CLERK

8 UNITED STATES BANKRUPTCY COURT

9 CENTRAL DISTRICT OF CALIFORNIA

10 SANTA ANA DIVISION

11  
12 In re Case No. 8:21-bk-11710-SC  
13 JAMIE LYNN GALLIAN, Chapter 7  
14 Debtor.

15 JEFFREY I. GOLDEN, Chapter 7 Trustee, Adv. No. 8:23-ap-01064-SC  
16 Plaintiff,  
17 vs.  
18 J-SANDCASTLE CO., LLC; J-PAD LLC;  
19 STEVEN D. GALLIAN; BRIAN J.  
GALLIAN; JUSTIN BARCLAY; RONALD  
20 J. PIERPONT; ROBERT J. MCLELLAND;  
AND E. J. GALLIAN,  
21 Defendants.

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24 Plaintiff Jeffrey I. Golden, Chapter 7 Trustee (the “Plaintiff”), for the estate of  
25 Jamie Lynn Gallian (the “Debtor”), and defendant Robert J. McLelland (the “Stipulating  
26 Defendant”), having lodged on or about January 25, 2024 the Stipulation for Judgment Between  
27 Trustee and Defendant Robert J. McLelland (the “Stipulation for Judgment”) (*adv. doc. no. 52*):  
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STIPULATED JUDGMENT AGAINST  
DEFENDANT ROBERT J. MCLELLAND  
TO AVOID LIENS

STATUS CONFERENCE

Date: May 28, 2024

Time: 1:30 p.m.

Place: Courtroom 5C  
411 W. Fourth Street  
Santa Ana, California 92701

24 Plaintiff Jeffrey I. Golden, Chapter 7 Trustee (the “Plaintiff”), for the estate of  
25 Jamie Lynn Gallian (the “Debtor”), and defendant Robert J. McLelland (the “Stipulating  
26 Defendant”), having lodged on or about January 25, 2024 the Stipulation for Judgment Between  
27 Trustee and Defendant Robert J. McLelland (the “Stipulation for Judgment”) (*adv. doc. no. 52*):  
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1       1. Judgment is entered in favor of the Trustee and against the Stipulating Defendant  
2 that the Stipulating Defendant is not a party to any security agreement or agreements that would  
3 grant him a security interest in or lien on the manufactured home located at 16222 Monterey Lane,  
4 Space #376, Huntington Beach, CA 92649, Decal # LBM1081, Serial # AC7V710394GA,  
5 AC7V710394GB (the “Property”).

6       2. Judgment is entered in favor of the Trustee and against the Stipulating Defendant  
7 that the Stipulating Defendant has no interest in the Property.

8       3. Judgment is entered in favor of the Trustee and against Robert J. McLelland that the  
9 “Statement of Facts” (the “Statement of Facts”) that was executed and submitted to the California  
10 Department of Housing and Community Development (the “HCD”) on or about August 2, 2021,  
11 adding “J-Pad LLC or Robert McLelland” as the legal owners (i.e., lienholders) on the certificate of  
12 title for the Property and any related lien is avoided and preserved for the benefit of the Debtor’s  
13 estate.

14       4. Judgment is entered in favor of the Trustee and against the Stipulating Defendant  
15 that the following UCC Financing Statement Amendments (UCC-3) and any related liens are  
16 avoided and preserved for the benefit of the Debtor’s estate.

| UCC Filing Date | UCC Type        | Filing No.    |
|-----------------|-----------------|---------------|
| 9/8/2021        | UCC-3 Amendment | U210083394336 |
| 9/12/2021       | UCC-3 Amendment | U210084251426 |
| 9/12/2021       | UCC-3 Amendment | U210084255728 |
| 9/12/2021       | UCC-3 Amendment | U210084256326 |
| 9/12/2021       | UCC-3 Amendment | U210084251729 |
| 9/24/2021       | UCC-5 Amendment | U210088103427 |
| 9/24/2021       | UCC-3 Amendment | U210088103629 |

23       5. The Trustee and the Stipulating Defendant shall bear their own attorney’s fees and  
24 costs.

25       6. The Stipulating Defendant shall cooperate in a timely manner with the Trustee to  
26 carry out the purpose and effect of the Stipulation for Judgment including executing any further  
27 documents that may be required.

1       7. Pursuant of Rule 54 of the Federal Rules of Civil Procedure there is no just reason  
2 for delay in entry of this judgment against the Stipulating Defendants.

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24                   Date: March 29, 2024  
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23                   Scott C. Clarkson  
24                   United States Bankruptcy Judge